

**REFERENCE PLAN:**

"PLAN OF LAND, WILTON-LYNDEBOROUGH COOPERATIVE SCHOOL DIST., WILTON, N.H."  
 SCALE: 1" = 100' DATED MARCH 23, 1971 LAST REVISED AUGUST 1, 1990  
 PREPARED BY THOMAS F. MORAN, INC. (HCRD PLAN NO. 24676).

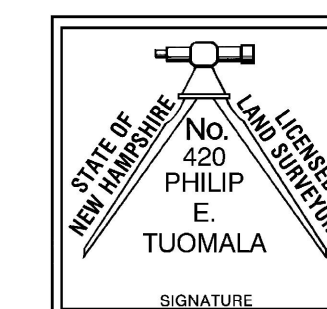
**NOTES:**

- OWNER OF RECORD OF LOTS J-134 & J-139 IS THE DOROTHY M. CLEAVES TRUST, C/O ANN LORDEN, 633 CENTER ROAD, LYNDEBOROUGH, NH 03082.
- TITLE REFERENCE TO LOTS J-134 & J-139 IS HCRD BOOK 6008 PAGE 1625, DATED OCTOBER 13, 1998.
- THE INTENT OF THIS PLAN IS TO ADJUST THE LOT LINE BETWEEN LOTS J-134 & J-139.
- ZONING DISTRICTS ARE RESIDENTIAL AND GENERAL RESIDENCE & AGRICULTURAL. THE LOTS LIE WITHIN THE AQUIFER PROTECTION DISTRICT.  
 RESIDENTIAL DISTRICT LOT REQUIREMENTS  
 MINIMUM LOT SIZE: 0.5 ACRES WHEN SERVICED BY MUNICIPAL SEWER & WATER.  
 FRONTAGE: 100 FEET  
 SETBACKS: 35 FEET FRONT, 15 FEET SIDE AND REAR  
 GENERAL RESIDENCE & AGRICULTURAL DISTRICT LOT REQUIREMENTS  
 MINIMUM LOT SIZE: 2 ACRES  
 FRONTAGE: 200 FEET  
 SETBACKS: 35 FEET FRONT, SIDE AND REAR
- THE LOTS DO NOT LIE WITHIN A 100 YEAR FLOOD HAZARD AREA AS SHOWN ON THE NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAPS FOR HILLSBOROUGH COUNTY, NEW HAMPSHIRE, PANEL 451 OF 701, COMMUNITY-PANEL NO. 33011C 0451D, EFFECTIVE DATE SEPTEMBER 25, 2009.
- THE TOTAL AREA OF THE PARCELS IS 0.936 ACRES (40,751 SQ FT).
- LOT AREAS BEFORE AND AFTER ADJUSTMENT  

LOT #	BEFORE ADJUSTMENT	AFTER ADJUSTMENT
J-134	0.732 ACRES (31,883 SQ FT)	0.422 ACRES (18,400 SQ FT)
J-139	0.204 ACRES (8,868 SQ FT)	0.513 ACRES (22,351 SQ FT)
- THERE ARE NO WETLANDS ON THE PROPERTY.
- LOT J-134 IS SUBJECT TO AN ACCESS AND UTILITY EASEMENT TO BENEFIT LOT J-139 TO BE RECORDED HERewith.
- LOTS ARE BOTH SERVICED BY MUNICIPAL WATER AND SEWER SYSTEMS.

"I HEREBY CERTIFY THAT THIS PLAN IS THE RESULT OF AN ACTUAL SURVEY MADE ON THE GROUND AND HAS A MINIMUM RELATIVE ERROR OF CLOSURE OF ONE PART IN TEN THOUSAND ON ALL PROPERTY LINES. ALL MONUMENTS WERE FOUND OR SET AS SHOWN."

APRIL 21, 2014  
 DATE



OWNER'S SIGNATURE:

ANN LORDEN, TRUSTEE \_\_\_\_\_ DATE \_\_\_\_\_

APPROVED BY THE WILTON PLANNING BOARD  
 ON \_\_\_\_\_ CERTIFIED BY \_\_\_\_\_ CHAIR, AND \_\_\_\_\_ VICE-CHAIR OR DESIGNATED MEMBER.

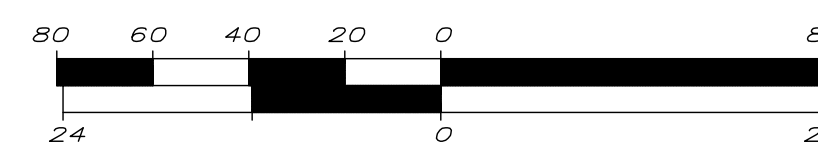
**LOT LINE ADJUSTMENT  
 PLAN OF LAND  
 LOTS J-134 & J-139  
 DOROTHY M. CLEAVES  
 TRUST  
 WILTON, NEW HAMPSHIRE**

SCALE: 1" = 40' APRIL 21, 2014

MONADNOCK SURVEY, INC. LAND SURVEYORS AND PLANNERS  
 WILTON STATION - 99 MAIN ST. - PO BOX 607 - WILTON, N.H. 03086  
 TEL: (603) 654-2345 FAX: (603) 654-9894 WWW.MONADNOCKSURVEY.COM

**LEGEND**

- EDGE OF PAVEMENT
- - - EDGE OF GRAVEL
- ○ ○ ○ ○ STONE WALL
- - - ZONE LINE
- - - BUILDING SETBACK LINE
- IPF IRON PIPE FOUND
- SPF STEEL PIN FOUND
- DRILL HOLE/IRON PIN TO BE SET
- GRANITE BOUND TO BE SET
- ⊙ UTILITY POLE
- ↓ GUY ANCHOR
- ⊙ SEWER MANHOLE
- ⊞ CATCH BASIN
- ⊙ FIRE HYDRANT
- ⊙ WATER VALVE
- ⊙ SIGN



REV.	DATE	DESCRIPTION	DR	CK
2	04/29/14	ADD ABUTTER, NOTES	JRD	PET
1	04/24/14	REVISE PROPOSED LOT LINE	JRD	PET

FILE	1731	TYPE	LLA	IDX	1731LLA420	FB	212
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